

027.0

0004

0018.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

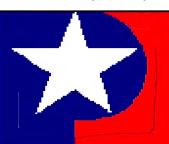
Total Card / Total Parcel

1,028,900 / 1,028,900

APPRAISED: 1,028,900 / 1,028,900

USE VALUE: 1,028,900 / 1,028,900

ASSESSED: 1,028,900 / 1,028,900


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
46-48		CLEVELAND ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: 46-48 CLEVELAND STREET LLC	
Owner 2:	
Owner 3:	

Street 1: 12 LAKESHORE DR

Street 2:

Twn/City: WAKEFIELD

St/Prov: MA Cntry: Own Occ: N

Postal: 01880 Type:

PREVIOUS OWNER

Owner 1: BREMIS IRENE -

Owner 2: -

Street 1: 11177 BROARDWAY

Twn/City: SOMERVILLE

St/Prov: MA Cntry:

Postal: 02144

NARRATIVE DESCRIPTION

This parcel contains 5,194 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1923, having primarily Vinyl Exterior and 2979 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 16 Rooms, and 8 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		5194		Sq. Ft.	Site		0	80.	1.11	1									460,658						460,700	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	5194.000	563,100	5,100	460,700	1,028,900		18910
							GIS Ref
							GIS Ref
							Insp Date
							07/06/17

Total Card	0.119	563,100	5,100	460,700	1,028,900	Entered Lot Size
Total Parcel	0.119	563,100	5,100	460,700	1,028,900	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	345.38	/Parcel: 345.3	Land Unit Type:

PREVIOUS ASSESSMENT							Parcel ID	027.0-0004-0018.0		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	563,300	5100	5,194.	460,700	1,029,100	1,029,100	Year End Roll	12/18/2019
2019	104	FV	419,100	5100	5,194.	489,400	913,600	913,600	Year End Roll	1/3/2019
2018	104	FV	419,100	5100	5,194.	357,000	781,200	781,200	Year End Roll	12/20/2017
2017	104	FV	392,600	5100	5,194.	310,900	708,600	708,600	Year End Roll	1/3/2017
2016	104	FV	392,600	5100	5,194.	264,900	662,600	662,600	Year End	1/4/2016
2015	104	FV	349,100	5100	5,194.	259,100	613,300	613,300	Year End Roll	12/11/2014
2014	104	FV	349,100	5100	5,194.	213,100	567,300	567,300	Year End Roll	12/16/2013
2013	104	FV	363,500	5100	5,194.	202,700	571,300	571,300		12/13/2012

Parcel ID	027.0-0004-0018.0	
	Date	Time

!2293!

PRINT

Date

Time

12/10/20 17:44:26

LAST REV

Date

Time

09/11/17 10:45:41

mmcmakin

2293

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BREMIS IRENE,	69846-485		8/29/2017	Convenience	10	No	No		
VALE WILLIAM D,	57655-185		10/17/2011		585,000	No	No		
VALE RICHARD B	55093-24		8/2/2010	Estate/Div	24,000	No	No		
VALE ROBERT D	55093-22		8/2/2010	Estate/Div	97,333	No	No		
BURNS ROBERTA E	55093-20		8/2/2010	Estate/Div	292,000	No	No		
BURNS ROBERTA E	55093-18		8/2/2010	Estate/Div	100	No	No		
VALE RICHARD B	55093-16		8/2/2010	Estate/Div	100	No	No		
	11766-586		11/14/1969		2,000	No	No	N	

BUILDING PERMITS	ACTIVITY INFORMATION
	Date Result By Name
	7/6/2017 Entry Denied KB Kevin B
	1/17/2012 MLS EMK Ellen K
	2/7/2009 Meas/Inspect 197 PATRIOT
	4/19/2000 Inspected 276 PATRIOT
	4/5/2000 Measured 263 PATRIOT
	8/11/1993 RV
Sign:	VERIFICATION OF VISIT NOT DATA

